



Sycamore Avenue, Sidcup, DA15 8PL

£460,000 – Asking Price

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Sycamore Avenue, Sidcup, Kent, DA15 8PL

Having been immaculately maintained an thoughtfully designed we are delight to offer to the market this beautifully presented three bedroom end of terraced family home close to many local amenities and sought after schools. The home comprises enclosed entrance porch, open plan living/dining room measuring 23'11 X 15'4, modern fitted kitchen, conservatory, three family sized bedrooms and a three piece bathroom suite. The rear garden is well maintained and benefits from side access and a summer house with a sauna room. The property also benefits from double glazing, gas central heating and a driveway to the front with parking for two cars. An internal viewing is highly advised of this lovely home!



ENCLOSED PORCH

Enclosed porch with double glazed french doors.

LIVING ROOM / DINING ROOM

7.29m (23' 11") x 4.67m (15' 4")

Front door from porch. Double glazed window to the front. Stairs to first floor. Feature fireplace. Radiators. Coved ceiling. Wood flooring.

KITCHEN

4.75m (15' 7") x 2.54m (8' 4")

Double glazed window to rear. Double glazed door to conservatory. Range of wall and base units. Single drainer sink unit with mixer tap. Built-in oven and hob. Coved ceiling. Wood flooring.

CONSERVATORY

3.84m (12' 7") x 2.31m (7' 7")

Double glazed french doors to garden with windows both sides. Laminate flooring.

LANDING

Double glazed window to side. Coved ceiling. Carpet.

BEDROOM ONE

4.29m (14' 1") x 2.84m (9' 4")

Double glazed window to front. Fitted mirror wardrobes to one wall. Radiator. Coved ceiling, Carpet.

BEDROOM TWO

3.00m (9' 10") x 2.26m (7' 5")

Double glazed window to rear. Mirror fronted fitted wardrobes to one wall. Radiator. Coved ceiling, Laminate flooring.

BEDROOM THREE

2.44m (8' 0") x 1.78m (5' 10")

Double glazed window to front. Radiator. Coved ceiling. Carpet.

BATHROOM

Double glazed frosted window to rear. Panelled bath with shower screen. Wash hand basin. Low level WC. Tiled walls. Heated towel rail. Coved ceiling. Tiled floor.

OUTBUILDING

4.80m (15' 9") x 4.04m (13' 3")

Currently used as a gym. Windows to the front. Laminate flooring. Sauna Room.

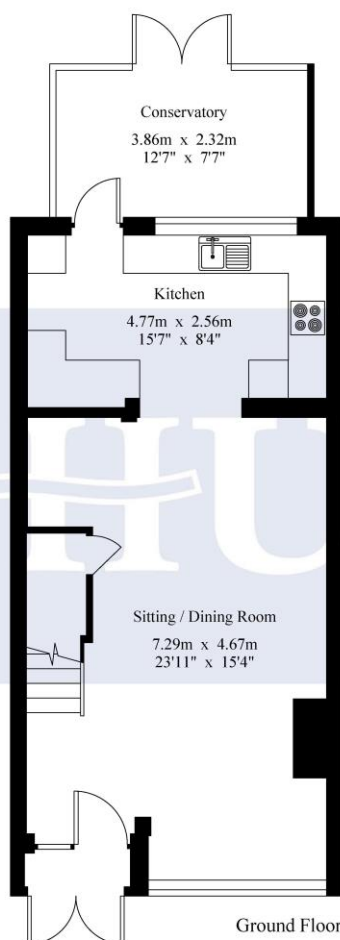
GARDEN

Rear garden with patio area, mature trees and shrubs, lawn, side access and fencing.

DRIVEWAY

Pattern imprinted driveway for 2 cars.



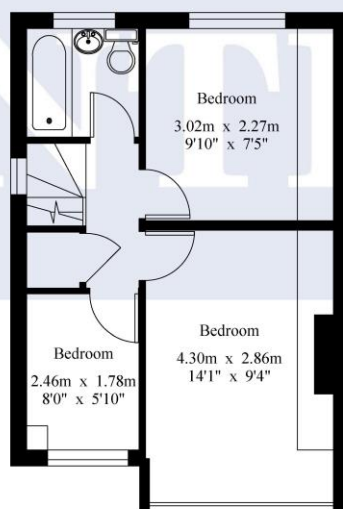


Ground Floor

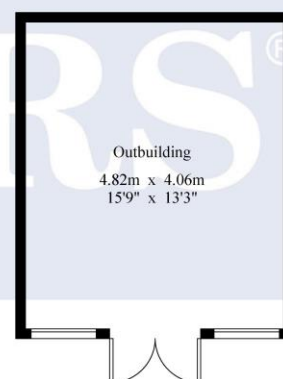
24 Sycamore Avenue

House - Gross Internal Area : 92.4 sq.m (994 sq.ft.)

Outbuilding - Gross Internal Area : 19.5 sq.m (209 sq.ft.)

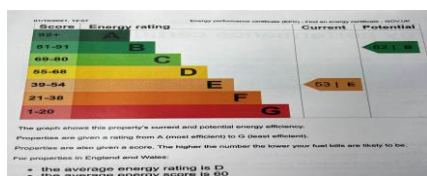


First Floor



For Identification Purposes Only.

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DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.



SALES / LETTINGS / MANAGEMENT
Central Parade Station Road, DA15 7DH
sidcup@hunters.com / 0208 301 5511

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